

PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		CHURCHILL AVE, ARLINGTON

OWNERSHIP

Owner 1:	DEFRANCISCO ROBERT D/KRISTIN L			
Owner 2:				
Owner 3:				
Street 1:	7 RADCLIFFE RD			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry	Own Occ:	N
Postal:	02476		Type:	

PREVIOUS OWNER

Owner 1:	O BRIEN MARY -		
Owner 2:	-		
Street 1:	11 CHURCHILL AVENUE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .161 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1925, having primarily Vinyl Exterior and 3352 Square Feet, with 2 Units, 3 Baths, 0 3/4 Bath, 0 HalfBath, 14 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA: 0.16070	Total SF/SM: 7000	Parcel LUC: 104	Two Family	Prime NB Desc	ARLINGTON		Total: 567,000	Spl Credit		Total: 567,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	7000.000	586,200	5,100	567,000	1,158,300
Total Card	0.161	586,200	5,100	567,000	1,158,300
Total Parcel	0.161	586,200	5,100	567,000	1,158,300
Source: Market Adj Cost		Total Value per SQ unit /Card:		345.55	/Parcel: 345.55

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	586,200	5100	7,000.	567,000	1,158,300		Year end	12/23/2021
2021	104	FV	559,700	5100	7,000.	567,000	1,131,800		Year End Roll	12/10/2020
2020	104	FV	559,700	5100	7,000.	567,000	1,131,800	1,131,800	Year End Roll	12/18/2019
2019	104	FV	427,400	5100	7,000.	598,500	1,031,000	1,031,000	Year End Roll	1/3/2019
2018	104	FV	427,400	5100	7,000.	441,000	873,500	873,500	Year End Roll	12/20/2017
2017	104	FV	401,100	5100	7,000.	422,100	828,300	828,300	Year End Roll	1/3/2017
2016	104	FV	401,100	5100	7,000.	390,600	796,800	796,800	Year End	1/4/2016
2015	104	FV	357,800	5100	7,000.	327,600	690,500	690,500	Year End Roll	12/11/2014

SALES INFORMATION

TAX DISTRICT

[illegible]

PAT ACCT.

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
5/19/2018	MEAS&NOTICE	HS	Hanne S
2/4/2009	Measured	336	PATRIOT
6/6/2005	Permit Visit	BR	B Rossignol
4/6/2000	Inspected	264	PATRIOT
11/17/1999	Mailer Sent		
10/29/1999	Measured	266	PATRIOT
12/1/1991		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

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[illegible]